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Surf Pines Association Newsletter
for all members

the Surf Pines Breeze

Meet Rolf Rosenberg

There is a new vehicle on the roads of Surf Pines, a red truck with signs on the doors reading "Surf Pines Security." Driving it is Rolf Rosenberg, chosen by the board to succeed Ken Buckingham as security guard.

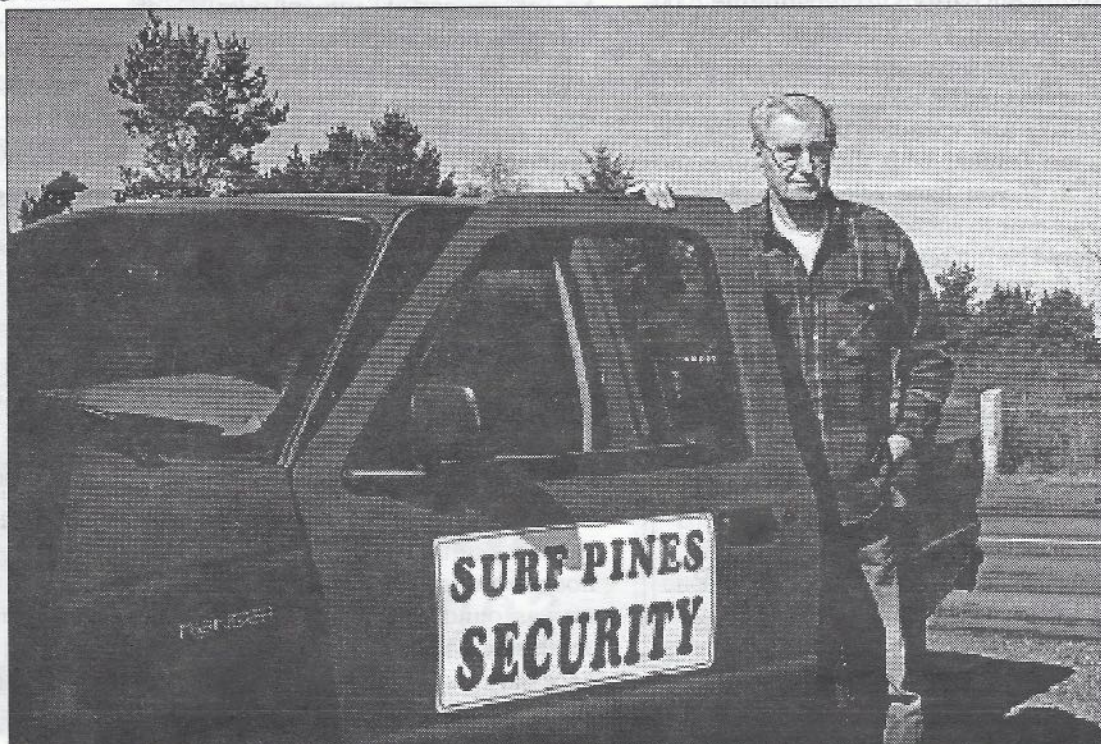
Rolf will patrol all areas of Surf Pines twice a day, keeping an eye on unoccupied homes and making sure that anything that seems amiss is reported to the board. His duties include monitoring he gates and maintaining them, keeping the rights of way clear of debris, performing needed maintenance on association property, reporting to individual owners if he finds any problems on private property, and representing Surf Pines to visitors in a helpful, friendly manner.

Born in Eureka, California, Rolf spent most of his working life as a commercial fisherman. After he retired and his wife died,

he moved up to Knappa to be with a daughter who lives there. But he missed being near the river and ocean, so he moved to Warrenton. He has been in this area for six and a half years. Though he no

longer fishes professionally, he keeps his hand in by catching his dinner from time to time. A tall, quiet, genial man, Rolf looks forward to getting acquainted with Surf Pines residents and to serving the community.

see Rolf, page 2



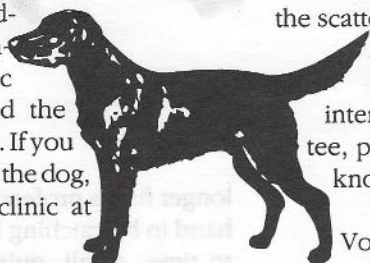
Association News

The Lost Is Found

It seems that some people read *The Breeze* after all. In response to our plea in January for information about the whereabouts of the old "carpet map" of Surf Pines properties, it was returned to Allen Cellars. Thank you, Bob Black!

Can the Found Be Restored?

A handsome two-year-old red/brown Vizsla dog, a neutered male, was found early in March running loose in Surf Pines Landing without any identification. He is very friendly but no one has claimed him. Currently he is residing at Bob Remen-snyder's pet clinic while efforts to find the owner are underway. If you know anything about the dog, please contact the clinic at 738-8846.



Committee Volunteers Sought

The board would like to recruit volunteers to serve on an advisory committee to help Allen Cellars, treasurer, and administrator Bill Barrons in preparing the 2000-2001 budget. Five individuals, representing diverse geographical sections of Surf Pines, would be asked to suggest revenue sources and spending targets as they become familiar with the budgeting process. If you have relevant experience, have time to attend several meetings, and would be interested in helping the board

formulate next year's budget, please contact either Allen (717-0628) or Bill (325-5174) by April 14 to let them know of your interest and qualifications.

Volunteers are also being sought for a community relations/social committee to serve as a liaison between the board and the membership. The committee would welcome new arrivals, furnish information about Surf Pines, distribute the Handbook and see to keeping it updated, and perhaps even revive the tradition of an annual community party. It would also serve as a contact between the board and the scattered membership, to keep information flowing freely in both directions. If you have time and interest in serving on such a committee, please let Ralph Todd (861-9771) know.

Volunteering to serve on committees is a constructive way to find out what is involved in managing the association's affairs.

Assessments and Dues

As of the end of February, over 91% of the special assessment for the flood project had been paid, leaving \$19,000 outstanding. About \$9500 in dues were unpaid as of the same date.

Reminders

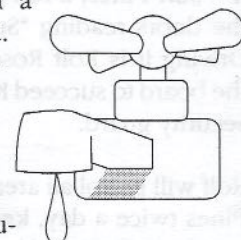
To members engaged in building or extensive remodeling; please tell contractors not to allow their dogs to run free in Surf Pines; guest animals should be kept on site.

To anyone selling a property: please be sure to

give all relevant information about Surf Pines to the buyer (including the Handbook if you can still find it) and inform the board about the date of sale and new owner.







To anyone who has a dripping faucet or fixture: according to information supplied by the Tillamook Water Commission, a continuous small drip of 1/16th inch can add up to 74,000 gallons of wasted water over a three-month period. A 1/8th inch hole would leak 296,000 expensive gallons over the same period. It behooves us all to look to our faucets and check those washers (information courtesy of Bill Barrons).



How Much Water Does It Take?

In a single month, a continuous leak from a hole this size wastes this much water:

a hole this size

1/4"		1,181,500 gallons
3/16"		666,000 gallons
1/8"		296,000 gallons
1/16"		74,000 gallons

Rolf, from page 1

Gate House

Rolf will take up residence in the gate house when repairs are complete. Norma Keever volunteered to clean the house and assess what repairs were needed. Quite a few, as it turned out. Windows had to be replaced and new blinds and shades or curtains provided. Flooring and floor covering were in sad shape and dry rot was found in some of the wood on the south side. Minor plumbing repairs were necessary and a new stove has been provided. Norma spent hours scrubbing and

cleaning, as well as shopping for new fittings. Bill Wade dealt with the dry rot problem; Rolf is doing the painting. By the time you receive this newsletter, the house should be fit for habitation and Rolf should be in residence. His number, 738-0637, will be familiar to most residents.

The board is very grateful to Norma Keever and Bill Wade for their generous help in getting the house in order.

Flood Prevention Project



As *The Breeze* is being prepared, the flood prevention project has entered the final stages. The third culvert, on Horizon Lane, has been installed and two of the three pump stations have been tested. At the south end there is not enough water to permit testing. Paving repairs where roads have been disturbed will be undertaken as soon as the paving season opens, early in May if not sooner.

Problems

Tests on the middle and northern pumps (stations 2 and 3) showed that water is not being dispersed underground as efficiently as foreseen. Some water is rising to the surface and could erode the dune. Engineers have devised measures to prevent erosion by increasing capacity of the cisterns and stabilizing the sand with rock. When pumps are running, some surface ponds can form but will drain away through the rock without carrying away the sand. The additional work will cost \$2730.



Gates and Security

Gates Open Days

Having a garage sale or a realtor's open house? You will want to make arrangements to have it when the south gate can be left open. Here is the information you need:

- schedule the event for the last week-end of any month;
- schedule it between the hours of 9 am and 4 pm;
- in advance contact Rolf Rosenberg at the gate house and ask him to lock the south gates up;
- inform your visitors to use the south gate because the north gate will still be in operation.

Gate Codes

Having a party? Give your guests the monthly code, which opens the gates between 6 am and 9 pm. If your guests will be arriving outside those hours you can get a special gate code from Rolf by contacting him at least a week in advance of the event, to allow time to enter the number in the computer.

New Codes for New Folks

An old policy is being revived. New residents will be assigned new gate codes and should not use codes assigned to previous residents of the home. Contact Rolf for your personal code.

Remember the Flood of '99?

Office Hours

Rolf will be regularly available between 9 and 11 am Wednesday through Monday. He is off duty on Tuesday and Wednesday (except for taking calls during the above times). The number again: 738-0637.

State of the Gates

After a period of agonizing gate failures, both the north and south gates seemed to be functioning more or less normally. Then, according to gate doctor Gene Keever, the north exit gate confused itself with a toaster and burnt up its logic board. (Yes, really, that *is* what it's called.) Replacement boards that will work in these gates are on order from California, since they are unavailable closer to home. When they are installed, built-in fuses should prevent a repetition of that particular problem. Gene is also trying to find a local company that will fabricate new gate arms to replace the worn ones, so that they can open with more enthusiasm. Currently they seem to work a bit sluggishly due to wear and tear. Those of us who are afflicted with arthritic joints can perhaps have more sympathy with the gate arms than younger, more mobile residents.

All of the recent problems with the gates may contain a message. Nothing mechanical lasts forever.

Take It to the Board

Regular meetings of the Surf Pines Association board of directors are open to all members.

Usually, they are held at 3 pm the third Monday of each month at the Seaside Public Library.

However, because of occasional scheduling conflicts, if you plan to attend, call any board member to verify date, time and place. Directors' contact information is on the back of *The Breeze*.

Driving Surf Pines

No matter how often we urge members to observe the speed limit of 25 m.p.h. and the few simple rules about the gates, some people still speed through Surf Pines as if they were being chased and either forget or don't care to conform to the system. Yet all of us have the same interest in preserving lives, well-being and property. The gates were installed because a majority of residents believed they would enhance safety and security and would reduce burglary and vandalism. If the gates are not used effectively, we defeat these purposes and have wasted a lot of money and time.

Here, once again, are the gate procedures. **Please read, note, remember and follow them.**

1. On approaching the entrance gate, if not using a transmitter, be sure to

enter your code number with slow, firm pressure.

2. Do not open the gate for someone ahead of you unless you *know* the person is a Surf Pines member or legitimate visitor.
3. On leaving, slow to 5 m.p.h. to give the sensor time to register your presence and always pass fully over the yellow diamond in the road. If you miss it or go too fast the gate cannot open and you must then reverse over the sensor area.
4. **Never** post your personal code number in a public place; reserve it for your own and your family's use.

When gates are locked open, it is because they are broken or a high wind makes it dangerous to keep them working.

Got an Opinion?

Express it

POSITIVELY

by joining a
committee

Thank You, Volunteers

To these special people and all who work to make Surf Pines life pleasant for us all:

Ken Weber, for his many hours supervising the flood prevention project

Norma Keever and Bill Wade for refurbishing the gate house

Surf Pines Association Board of Directors

President	John McGowan	33104 Malarkey Lane	861-3732
Vice President	Ralph Todd	33236 Silverspot Lane	861-9771 rktodd@seasurf.com
Secretary	Tom Smith	89867 Ocean Drive	738-7573, 861-1302 .. toms@sunsetbeach-OR.com
Treasurer	Allen Cellars	89607 Lakeside Court	717-0628
At Large	Bob Chopping	89617 Lakeside Court	717-0226
At Large	Al Laakso	90031 Manion Drive	861-9396
At Large	Mark Roberts	89543 Lakeside Court	717-0863

the Surf Pines *Breeze*

is a quarterly publication of the Surf Pines Association, 2003 Manion Drive, Warrenton, Oregon 97146.

Members are invited to contribute articles or comments, letters to the editor, or anything fit to print. Don't hesitate - shoot the *Breeze*!

Layout: Lani Johnson

